

BK: 2020 PG: 1713  
Recorded: 5/19/2020 at 8:24:16.0 AM  
Pages 1  
County Recording Fee: \$12.00  
Iowa E-Filing Fee: \$3.22  
Combined Fee: \$15.22  
Revenue Tax: \$0.00  
LISA SMITH RECORDER  
Madison County, Iowa

Prepared by and return to:

Thomas J. Houser, Davis Brown Law Firm, 4201 Westown Pkwy, Ste. 300, West Des Moines, IA 50266, 515-288-2500  
Address tax statement to: Kevin E. Reel Trust, c/o 3410 Valley Ridge Court, West Des Moines, Iowa 50265

## WARRANTY DEED

For good and valuable consideration, **KEVIN EDWARD REEL**, a single person, does hereby convey to **Kevin E. Reel, as trustee of the KEVIN E. REEL TRUST**, under agreement dated **May 12, 2020**, all of my right, title and interest in the following described real estate in Madison County, to-wit:

Lot Two (2) in Block Seven (7) of West Addition to the original town of Winterset, Madison County, Iowa.

*Value is less than \$500. Exempt from transfer tax and Declaration of Value. See Iowa Code §428A.2(21).*

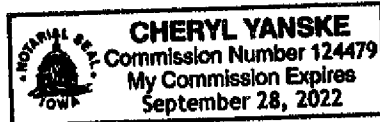
Grantor covenants with Grantee(s), and their successors in interest, that Grantor holds the real estate by title in fee simple; that Grantor has good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; and Grantor covenants to warrant and defends the real estate against the lawful claims of all persons except as may be above stated. The undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

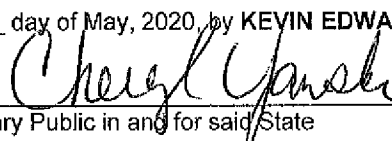
Dated this 12<sup>th</sup> day of May, 2020

  
\_\_\_\_\_  
Kevin E. Reel, Grantor

State of Iowa, County of Polk, ss:

This record was acknowledged before me this 12<sup>th</sup> day of May, 2020, by **KEVIN EDWARD REEL**, a single person.



  
\_\_\_\_\_  
Notary Public in and for said State